

Golden Urban Renewal Authority

City of Golden, Colorado

Business Meeting

October 22, 2007

The Golden Urban Renewal Authority of the City of Golden, County of Jefferson, State of Colorado, met on the above date in the City of Golden Council Chambers at 911 – 10th Street, Golden, Colorado, at the hour of 6:30 p.m. Commissioners present were:

Bill Fisher	Paul Imse	Preston Driggers	Henry Tiberi	Steve Taylor
A.J. Johnston				

Ted Bickart appeared by phone. Councilor Oxman, Mark Heller and Janis McBurney were also present.

Approval of Minutes

Johnston called for a motion to approve the business meeting minutes of October 8, 2007. **Tiberi MOVED to approve the business meeting minutes. Driggers SECONDED.** Johnston called for any requests for changes or clarifications. Driggers commented that with regard to the Elevator Delay paragraph under Development & Operations, that the word “date” should be inserted in the last sentence to read: The Board directed Heller as follows: If the building inspector will give NexCore a temporary certificate of occupancy and it does not compromise GURA’s position on the completion “date” the Board will agree to open the garage prior to the completion of the elevator. **All Commissioners present agreed.**

Public Comment – none

Reports of Committees/Matters for the Authority

Finance Committee – Gateway Station Financial Update – Heller went over the document entitled Golden Urban Renewal Authority Gateway Station Project Spending 9/30/2007 contained in the packet with the Board, and a discussion was held.

3rd Quarter Financial Report - Heller went over the GURA Balance Sheet as of September 30, 2007, contained in the packet, and a discussion was held. Heller will check on some concerns of the Board of items on the balance sheet, and will report back at the next meeting.

Preliminary 2008 Budget Presentation – With regard to the 2007/2008 GURA Draft Budget contained in the packet, Heller explained the format and answered preliminary questions before the draft was projected on screens which allowed the Board to make their real time budget decisions. Lengthy discussions were held. The Board will attempt to finalize the budget at the November 12 meeting.

Human Resources Committee – none

Communications Committee – none

Development & Operations –

Discussion/action regarding Gateway Station dispute and project update – Heller gave an update on the status of the concrete pour. He advised that with the exception of access on the southwest corner, November 19 is the new completion date, including the elevator, for the garage. The access and pathway will not be finished until the completion of Gateway Station, due to construction traffic between Lot 2 and Gateway Station. Heller apprised the board of various alternatives that were being considered. Electrical issues affecting the upcoming holiday lights and the enclosure around the transformers were briefly discussed. It was noted that many positive comments have been received about the color of the

paint on the north and south walls of the garage. Heller advised that Gateway Station should be completed by March 31, 2008. The date of the removal of the covered walkway on Washington Avenue has been extended from mid-November through the New Year, so that the construction of the new sidewalk will not interfere with the holiday season. Heller noted that the masonry on the alley side of Gateway Station is up to the first level, and that the masonry on the Washington Avenue side behind the walkway had been started.

Discussion/action regarding 2007 and 2008 Work Plans – The Board reviewed the draft work plans for the remainder of 2007 and 2008, and allocated preliminary budgets to the priority tasks. Further consideration of the work plans will occur at the November 12, 2007 meeting.

Other Business – none

Commissioners Concerns - none

Staff Report - Heller advised the Board that the City deadline for evaluating employees and consulting with the City Manager is November 10, and that he will proceed with scheduling. He further advised of scheduling for the beginning of 2008.

Public Comment – none

Adjourn

There being no further business, Johnston called for a motion to adjourn the meeting. **Driggers MOVED to adjourn the meeting. Imse SECONDED. All Commissioners present agreed.** Johnston adjourned the meeting at 10:20 p.m.

Mark Heller
Executive Director

A.J. Johnston
Chair